

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF NEW YORK**

In re: BRUSHCLEAN PROPERTIES INC.

§ Case No. 1-18-43530-NHL

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Debtor(s)

**CHAPTER 7 TRUSTEE'S FINAL ACCOUNT AND DISTRIBUTION
REPORT CERTIFICATION THAT THE ESTATE HAS BEEN FULLY ADMINISTERED
AND APPLICATION TO BE DISCHARGED (TDR)**

ROBERT J. MUSSO, chapter 7 trustee, submits this Final Account,
Certification that the Estate has been Fully Administered and Application to be Discharged.

1) All funds on hand have been distributed in accordance with the Trustee's Final Report and, if applicable, any order of the Court modifying the Final Report. The case is fully administered and all assets and funds which have come under the trustee's control in this case have been properly accounted for as provided by law. The trustee hereby requests to be discharged from further duties as a trustee.

2) A summary of assets abandoned, assets exempt, total distributions to claimants, claims discharged without payment, and expenses of administration is provided below:

Assets Abandoned: <u>\$0.00</u> <i>(without deducting any secured claims)</i>	Assets Exempt: <u>\$0.00</u>
Total Distribution to Claimants: <u>\$871,374.34</u>	Claims Discharged Without Payment: <u>\$0.00</u>
Total Expenses of Administration: <u>\$78,990.05</u>	

3) Total gross receipts of \$ 1,000,026.23 (see **Exhibit 1**), minus funds paid to the debtor and third parties of \$ 49,661.84 (see **Exhibit 2**), yielded net receipts of \$950,364.39 from the liquidation of the property of the estate, which was distributed as follows:

	CLAIMS SCHEDULED	CLAIMS ASSERTED	CLAIMS ALLOWED	CLAIMS PAID
SECURED CLAIMS (from Exhibit 3)	\$0.00	\$871,374.34	\$871,374.34	\$871,374.34
PRIORITY CLAIMS:				
CHAPTER 7 ADMIN. FEES AND CHARGES (from Exhibit 4)	0.00	112,240.84	78,990.05	78,990.05
PRIOR CHAPTER ADMIN. FEES AND CHARGES (from Exhibit 5)	0.00	0.00	0.00	0.00
PRIORITY UNSECURED CLAIMS (from Exhibit 6)	0.00	0.00	0.00	0.00
GENERAL UNSECURED CLAIMS (from Exhibit 7)	0.00	0.00	0.00	0.00
TOTAL DISBURSEMENTS	\$0.00	\$983,615.18	\$950,364.39	\$950,364.39

4) This case was originally filed under Chapter 7 on June 19, 2018.
The case was pending for 15 months.

5) All estate bank statements, deposit slips, and canceled checks have been submitted to the United States Trustee.

6) An individual estate property record and report showing the final accounting of the assets of the estate is attached as **Exhibit 8**. The cash receipts and disbursements records for each estate bank account, showing the final accounting of the receipts and disbursements of estate funds is attached as **Exhibit 9**.

Pursuant to Fed R Bank P 5009, I hereby certify, under penalty of perjury, that the foregoing report is true and correct.

Dated: 10/15/2019 By: /s/ROBERT J. MUSSO
Trustee

STATEMENT: This Uniform Form is associated with an open bankruptcy case, therefore, Paperwork Reduction Act exemption 5 C.F.R. § 1320.4(a)(2) applies.

**EXHIBITS TO
FINAL ACCOUNT**

EXHIBIT 1 –GROSS RECEIPTS

DESCRIPTION	UNIFORM TRAN. CODE ¹	\$ AMOUNT RECEIVED
624 Hart Street, Brooklyn, New York	1110-000	1,000,026.23
TOTAL GROSS RECEIPTS		\$1,000,026.23

¹The Uniform Transaction Code is an accounting code assigned by the trustee for statistical reporting purposes.

EXHIBIT 2 –FUNDS PAID TO DEBTOR & THIRD PARTIES

PAYEE	DESCRIPTION	UNIFORM TRAN. CODE	\$ AMOUNT PAID
BRUSHCLEAN PROPERTIES INC.	Dividend paid 100.00% on \$49,661.84; Claim# SURPLUS; Filed: \$49,661.84; Reference:	8200-002	49,661.84
TOTAL FUNDS PAID TO DEBTOR AND THIRD PARTIES			\$49,661.84

EXHIBIT 3 –SECURED CLAIMS

CLAIM NO.	CLAIMANT	UNIFORM TRAN. CODE	CLAIMS SCHEDULED (from Form 6D)	CLAIMS ASSERTED	CLAIMS ALLOWED	CLAIMS PAID
	Carrington Mortgage Service, LLC	4110-000	N/A	871,374.34	871,374.34	871,374.34
TOTAL SECURED CLAIMS			\$0.00	\$871,374.34	\$871,374.34	\$871,374.34

EXHIBIT 4 –CHAPTER 7 ADMINISTRATIVE FEES and CHARGES

PAYEE	UNIFORM TRAN. CODE	CLAIMS SCHEDULED	CLAIMS ASSERTED	CLAIMS ALLOWED	CLAIMS PAID
Trustee Compensation - ROBERT J. MUSSO	2100-000	N/A	53,250.79	20,000.00	20,000.00
Trustee Expenses - ROBERT J. MUSSO	2200-000	N/A	58.80	58.80	58.80
Attorney for Trustee Fees (Trustee Firm) - Rosenberg Musso & Weiner, LLP	3110-000	N/A	9,812.50	9,812.50	9,812.50

Attorney for Trustee Expenses (Trustee Firm) - Rosenberg Musso & Weiner, LLP	3120-000	N/A	272.35	272.35	272.35
Other - Champiom Abstract LLC	2500-000	N/A	23,078.83	23,078.83	23,078.83
Other - Reyes & Elsamad Real Estate Group	2500-000	N/A	25,000.00	25,000.00	25,000.00
Other - Rabobank, N.A.	2600-000	N/A	146.57	146.57	146.57
Other - NYS Corporate Tax	2820-000	N/A	75.00	75.00	75.00
Other - NYS Corporate Tax	2820-000	N/A	21.00	21.00	21.00
Other - NYC Dept. of Finance	2820-000	N/A	75.00	75.00	75.00
Accountant for Trustee Fees (Trustee Firm) - Joseph A. Broderick, P.C.	3310-000	N/A	450.00	450.00	450.00
TOTAL CHAPTER 7 ADMIN. FEES AND CHARGES		N/A	\$112,240.84	\$78,990.05	\$78,990.05

EXHIBIT 5 –PRIOR CHAPTER ADMINISTRATIVE FEES and CHARGES

PAYEE	UNIFORM TRAN. CODE	CLAIMS SCHEDULED	CLAIMS ASSERTED	CLAIMS ALLOWED	CLAIMS PAID
None					
TOTAL PRIOR CHAPTER ADMIN. FEES AND CHARGES		N/A	\$0.00	\$0.00	\$0.00

EXHIBIT 6 –PRIORITY UNSECURED CLAIMS

CLAIM NO.	CLAIMANT	UNIFORM TRAN. CODE	CLAIMS SCHEDULED (from Form 6E)	CLAIMS ASSERTED (from Proofs of Claim)	CLAIMS ALLOWED	CLAIMS PAID
None						
TOTAL PRIORITY UNSECURED CLAIMS			\$0.00	\$0.00	\$0.00	\$0.00

EXHIBIT 7 –GENERAL UNSECURED CLAIMS

CLAIM NO.	CLAIMANT	UNIFORM TRAN. CODE	CLAIMS SCHEDULED (from Form 6F)	CLAIMS ASSERTED (from Proofs of Claim)	CLAIMS ALLOWED	CLAIMS PAID
None						
TOTAL GENERAL UNSECURED CLAIMS			\$0.00	\$0.00	\$0.00	\$0.00

Form 1

Individual Estate Property Record and Report

Asset Cases

Case Number: 1-18-43530-NHL

Trustee: (520810) ROBERT J. MUSSO

Case Name: BRUSHCLEAN PROPERTIES INC.

Filed (f) or Converted (c): 06/19/18 (f)

§341(a) Meeting Date: 07/23/18

Period Ending: 10/16/19

Claims Bar Date: 10/22/18

1 Asset Description (Scheduled And Unscheduled (u) Property) Ref. #	2 Petition/ Unscheduled Values	3 Estimated Net Value (Value Determined By Trustee, Less Liens, Exemptions, and Other Costs)	4 Property <u>Abandoned</u> OA=\$554(a)	5 Sale/Funds Received by the Estate	6 Asset Fully Administered (FA)/ Gross Value of Remaining Assets
1 624 Hart Street, Brooklyn, New York Orig. Asset Memo: Imported from original petition Doc# 1	1,000,000.00	1,000,026.23		1,000,026.23	FA
1 Assets Totals (Excluding unknown values)	\$1,000,000.00	\$1,000,026.23		\$1,000,026.23	\$0.00

Major Activities Affecting Case Closing:

Trustee retained Rosenberg, Musso & Weiner as general counsel to represent estate in the sale of 624 Hart Street, Brooklyn, New York. Trustee closed on October 24, 2018.

Trustee closed on 624 Hart Street, on October 24, 2018 for \$999,000.00.

Sent emails and letters to Andrew Tilem, Esq., requesting Debtor's prior tax returns and information regarding capital improvement for 624 Hart Street needed for estate tax retruns.

Sent Broderick information on January 1/7/19.

Closing of premises 624 Hart Street, Brooklyn, New York on October 24, 2018.

Sent tax returns to taxing authorities on February 9, 2019

Initial Projected Date Of Final Report (TFR): December 31, 2018

Current Projected Date Of Final Report (TFR): April 17, 2019 (Actual)

Form 2

Cash Receipts And Disbursements Record

Case Number: 1-18-43530-NHL
Case Name: BRUSHCLEAN PROPERTIES INC.

Trustee: ROBERT J. MUSSO (520810)
Bank Name: Rabobank, N.A.
Account: *****9266 - Checking Account
Blanket Bond: \$44,643,604.00 (per case limit)
Separate Bond: N/A

Taxpayer ID #: **-***8554
Period Ending: 10/16/19

1 Trans. Date	2 {Ref #} / Check #	3 Paid To / Received From	4 Description of Transaction	T-Code	5 Receipts \$	6 Disbursements \$	7 Checking Account Balance
09/18/18	{1}	Andrew M. Tilem, Esq	\$100,000.00 contract deposit.	1110-000	100,000.00		100,000.00
09/28/18		Rabobank, N.A.	Bank and Technology Services Fee	2600-000		24.65	99,975.35
10/04/18		Rabobank, N.A.	Bank and Technology Services Fee Adjustment	2600-000		-24.65	100,000.00
10/24/18	{1}	The LSophie 2012 Trust/Alberte J Walder Trustee	Closing for 624 Hart Street, Brooklyn, New York	1110-000	2,422.24		102,422.24
10/24/18	{1}	Signature Bank	Closing 624 Hart Street, Brooklyn, New York	1110-000	897,603.99		1,000,026.23
10/24/18	101	Champion Abstract LLC	Title No. OCHAMP-060715k - 624 Hart Street, Brooklyn, NY	2500-000		23,078.83	976,947.40
10/24/18	102	Reyes & Elsamad Real Estate Group	624 Hart Street . Brooklyn, New York	2500-000		25,000.00	951,947.40
10/29/18	103	Carrington Mortgage Service, LLC	Mortgage Payoff - 624 Hart Street, Brooklyn, New York	4110-000		871,374.34	80,573.06
10/31/18		Rabobank, N.A.	Bank and Technology Services Fee	2600-000		146.57	80,426.49
02/13/19	104	NYS Corporate Tax	NYS Corporate Tax 2018	2820-000		75.00	80,351.49
02/13/19	105	NYS Corporate Tax	NYS Corporate Tax 2018	2820-000		21.00	80,330.49
02/13/19	106	NYC Dept. of Finance	NYC Dept of Finance	2820-000		75.00	80,255.49
02/13/19	107	Joseph A. Broderick, P.C.	Per Order dated December 6, 2018	3310-000		450.00	79,805.49
06/18/19	108	ROBERT J. MUSSO	Dividend paid 100.00% on \$58.80, Trustee Expenses; Reference:	2200-000		58.80	79,746.69
06/18/19	109	ROBERT J. MUSSO	Dividend paid 100.00% on \$20,000.00, Trustee Compensation; Reference:	2100-000		20,000.00	59,746.69
06/18/19	110	Rosenberg Musso & Weiner, LLP	Dividend paid 100.00% on \$9,812.50, Attorney for Trustee Fees (Trustee Firm); Reference:	3110-000		9,812.50	49,934.19
06/18/19	111	Rosenberg Musso & Weiner, LLP	Dividend paid 100.00% on \$272.35, Attorney for Trustee Expenses (Trustee Firm); Reference:	3120-000		272.35	49,661.84
06/18/19	112	BRUSHCLEAN PROPERTIES INC.	Dividend paid 100.00% on \$49,661.84; Claim# SURPLUS; Filed: \$49,661.84; Reference:	8200-002		49,661.84	0.00

ACCOUNT TOTALS	1,000,026.23	1,000,026.23	\$0.00
Less: Bank Transfers	0.00	0.00	
Subtotal	1,000,026.23	1,000,026.23	
Less: Payments to Debtors		49,661.84	
NET Receipts / Disbursements	\$1,000,026.23	\$950,364.39	

Form 2

Cash Receipts And Disbursements Record

Case Number: 1-18-43530-NHL
Case Name: BRUSHCLEAN PROPERTIES INC.

Trustee: ROBERT J. MUSSO (520810)
Bank Name: Rabobank, N.A.
Account: *****9266 - Checking Account
Blanket Bond: \$44,643,604.00 (per case limit)
Separate Bond: N/A

Taxpayer ID #: **-***8554
Period Ending: 10/16/19

1	2	3	4		5	6	7
Trans. Date	{Ref #} / Check #	Paid To / Received From	Description of Transaction	T-Code	Receipts \$	Disbursements \$	Checking Account Balance

Net Receipts :	1,000,026.23
Less Payments to Debtor :	49,661.84
Net Estate :	\$950,364.39

TOTAL - ALL ACCOUNTS	Net Receipts	Net Disbursements	Account Balances
Checking # *****9266	1,000,026.23	950,364.39	0.00
	<u>\$1,000,026.23</u>	<u>\$950,364.39</u>	<u>\$0.00</u>